

Litchfield Park Housing Profile

Total Population

	<i>1990</i>	<i>2000</i>	<i>% of county total in 2000</i>	<i>1990 – 2000 % Growth</i>
Litchfield Park	3,303	3,810	0.1%	15.3%
Maricopa County	2,122,101	3,072,149	-	44.8%

Median Household Income

	<i>1990</i>	<i>2000</i>
Litchfield Park	\$57,563	\$71,875
Maricopa County	\$30,797	\$45,358
Arizona	\$27,540	\$39,067

Racial Composition

<i>Race</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
White	3,171	3,508	92.1%
African American	21	53	1.4%
Native American	9	15	0.4%
Asian	82	110	2.9%
Other	20	124	3.3%
Hispanic	106	209	5.5%

Household Characteristics

	<i>1990</i>	<i>2000</i>
Total Households	1,277	1,508
Homeownership Rate	80.6%	87.1%
Average Household Size	2.58	2.51

Age Distribution

<i>Age Group</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
Under 20	897	984	25.8%
20 – 54 yrs	1,459	1,517	39.8%
55 & Over	947	1,309	34.4%

Median Age	42.7	44.7
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Housing Inventory by Unit Type

<i>Unit Type</i>	<i>1990</i>	<i>2000</i>	<i>% of all units in 2000</i>	<i>1990 – 2000 % Growth</i>
Single Family	1,010	1,219	74.7%	20.7%
Townhouse / Condo	324	308	18.9%	-4.9%
Multi-family Units	85	104	6.4%	22.4%
Manufactured Home	3	-	0.0%	- 100.0
Other Units	11	-	0.0%	-100.0%
Total Units	1,433	1,631	-	13.82%

Median Multi-Family Rent in 2000

	Complexes Built Before 1995	Complexes Built After 1995
Median Rent	\$795	\$795
# of Units Surveyed	0	0

Single Family Home Sales Activity

	<i>NEW</i>		<i>RESALE</i>		<i>TOTAL</i>	
<i>Year</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>
1996	12	\$205,000	112	\$131,500	124	\$144,000
1997	21	\$198,500	131	\$125,800	152	\$130,500
1998	20	\$185,000	135	\$142,500	155	\$145,900
1999	26	\$188,000	180	\$140,000	206	\$154,000
2000	132	\$179,000	188	\$157,500	320	\$164,300

Assisted Housing Units Produced between 1996 - 2000

Litchfield Park	0
Maricopa County	8,344

Housing Affordability Gap

	Litchfield Park	Maricopa County
Total Gap	61	108,373
Gap as a % of Total households	4.0%	9.6%
% of Median household Income where total gap occurs	21%	